

REGULAR MEETING – MANSFIELD TOWN COUNCIL  
November 23, 2015

Mayor Paul M. Shapiro called the regular meeting of the Mansfield Town Council to order at 7:30 p.m. in the Council Chamber of the Audrey P. Beck Building.

I. ROLL CALL

Present: Kegler, Marcellino, Moran, Raymond, Ryan, Sargent, Shaiken, Shapiro  
Excused: Kochenburger

II. APPROVAL OF MINUTES

Mr. Ryan moved and Mr. Kegler seconded to approve the minutes of the November 9, 2015 meeting as presented. The motion passed unanimously.

III. PUBLIC HEARINGS

The Town Clerk read the legal notice. Mayor Shapiro called the first public hearing issue to order and asked for public comments.

1. Proposed Amendments to Ordinance Regarding Alcoholic Beverages  
No comments were offered.

Mayor Shapiro called the second public hearing issue to order and asked for public comments.

2. Proposed Ordinance Regarding Dog Waste Control  
Brian Coleman, Centre Street, noted that as with many issues if all neighbors were considerate of each other there would be no need for these types of ordinances.

IV. OPPORTUNITY FOR PUBLIC TO ADDRESS THE COUNCIL

Charles Naumec, Riverview Road, outlined the efforts he has made to raise the issue of students who live on campus being able to vote on Town financial issues and changes to the PILOT program. Mr. Naumec requested a public hearing be held to hear from residents. (Statement attached)

Rebecca Shafer, Echo Road, presented information compiled by the Mansfield Neighborhood Preservation Group Committee regarding the number of single family homes being converted into student rentals and suggested actions that could be taken to mitigate their impact. (Statement attached.)

Cynthia Jones, Echo Road, applauded the formation of an ad hoc committee to study housing and rental issues and commented that an important component of any neighborhood is a sense of community among its residents. Ms. Jones distributed a set of graphs showing the number of single family homes being converted to rentals increases significantly when enrollment at UConn increases. (Statement attached)

Brian Coleman, Centre Street, stated that there are a lot of good landlords and tenants and would like to see the number of complaints received from single family homes correlated to some of the information presented by the public this evening. Mr. Coleman also agreed with Mr. Naumec that consideration be given

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to removing financial items from the November ballot and suggested that the Meadowbrook land under consideration be developed with dense development on part of the land and the rest be designated as open space.

V. REPORT OF THE TOWN MANAGER

In addition to his written report the Town Manager offered the following comments:

- Staff has been following up on Mr. Naumec's letter to make sure his questions are answered.
- Mr. Hart noted that Council members and staff have fought very hard to support and maintain the PILOT program.

Ms. Moran moved and Mr. Shaiken seconded to move Item 7, Presentation on Open Mansfield, to follow Reports and Comments of Council Members. The motion passed unanimously.

VI. REPORTS AND COMMENTS OF COUNCIL MEMBERS

The Mayor, along with Councilors Ryan, Moran, Kegler and Marcellino, attended the Veterans Day Tribute and Luncheon. Mr. Shapiro thanked Mr. Kotula and his group for organizing this very meaningful event.

VII. OLD BUSINESS

3. Storrs Center Update

Town Manager Matt Hart reviewed the estimated real estate assessment of Storrs Center at full buildout noting that the totals do not include any personal property assessments. Staff will look at estimating the amount of personal property taxes that might be realized at full buildout. The Town Manager will report back to the Council.

4. Proposed Amendments to Ordinance Regarding Alcoholic Beverages

Mayor Shapiro, who also serves as the Chair of the Ordinance Development and Review Subcommittee which is reviewing these proposed amendments, reported that no consensus was reached at the Subcommittee's meeting earlier in the evening. The main issue under consideration is whether the ordinance should pertain only to public events or to private and public events. This item will appear on the next agenda as an item of old business.

5. Proposed Ordinance Regarding Dog Waste Control

Mayor Shapiro, who also serves as the Chair of the Ordinance Development and Review Subcommittee which is reviewing these proposed amendments, reported that no consensus was reached at the Subcommittee's meeting earlier in the evening.

Ms. Moran moved and Mr. Shaiken seconded to suspend Rule 6(d) of the Council Rules of Procedures and to vote on the proposed Ordinance Regarding Dog Waste Control. The motion failed in a tie vote with Mr. Marcellino, Ms. Moran, Mr. Shaiken and Mr. Shapiro in favor and Mr. Kegler, Ms. Raymond, Mr. Sargent and Mr. Ryan in opposition.

This item will appear on the next agenda as an item of old business.

6. Town Council Meeting Schedule for 2016  
Mr. Ryan moved and Mr. Marcellino seconded, effective November 23, 2015, to amend the 2016 Town Council Meeting Schedule to change the starting time of all regular meetings to 7:00 p.m.  
Motion passed unanimously.

## VIII. NEW BUSINESS

7. Presentation on Open Mansfield  
An interdisciplinary team consisting of Director of Finance Cherie Trahan, IT Director Jamie Russell, Library Director Leslie McDonough, Accounting Manager Amy Meriwether, Systems Librarian Adam Delaura, and Accountant Andrew Howat, presented information on the Open Mansfield web based interactive portal. Staff described the purpose, demonstrated the capabilities of the site, and outlined the plans for publicity and training for residents.
8. Appointment of Town Attorney  
Ms. Moran, Chair of the Personnel Committee, moved the following resolution:  
Resolved, to reappoint the firm of O'Malley, Deneen, Leary, Messina, & Oswecki as Town Attorney for the Town of Mansfield for a term to begin on December 3, 2015 and to authorize the Town Manager to execute the attached Professional Services Agreement between the Town of Mansfield and the law firm of O'Malley, Deneen, Leary, Messina, & Oswecki.  
Ms. Moran moved and Mr. Ryan seconded to amend the contract by eliminating, "...to be developed..." from Section 1, 1.2(c) and changing "...and..." to "at" in the second paragraph of Section 3, 3.1.  
The motion to amend passed unanimously.  
Ms. Raymond moved and Mr. Sargent seconded to further amend the motion by adding "the" to the third to the last line of Section 1, 1.1. The phrase now reads, "...assign any of the duties..."  
The motion to amend passed unanimously.  
The motion as amended passed unanimously.
9. Open Space Acquisition, Meadowbrook Lane LLC Property  
Mr. Kegler moved and Ms. Moran seconded, to schedule a public hearing for 7:30 p.m. at the Town Council's regular meeting on December 14, 2015 to solicit public comments on the proposed acquisition of the 61-acre parcel on Puddin Lane known as the Meadowbrook Lane LLC property (Parcel ID 33.97.3-39) and to refer the acquisition to the Planning and Zoning Commission for review pursuant to section 8-24 of the Connecticut General Statutes.  
Motion passed unanimously.
10. Acceptance of Wyllys Farm Road, Beacon Hill Estates Section II

Ms. Raymond moved and Mr. Kegler seconded, effective November 23, 2015, to accept Wyllys Farm Road as part of the Town's road system.  
Motion passed unanimously.

11. Appointment to Mansfield Downtown Partnership Board of Directors  
Mr. Shaiken moved and Mr. Sargent seconded, to appoint Councilor Stephen Kegler to the Board of Directors of the Mansfield Downtown Partnership, for a term commencing on November 23, 2015 and expiring on June 30, 2016.  
Motion passed unanimously.

12. Financial Statements Dated September 30, 2015  
Mr. Ryan, Chair of the Finance Committee, moved to accept the Financial Statements dated September 30, 2015, as prepared by the Director of Finance.  
Motion passed unanimously.

13. Town Manager's FY 15/16 Goals  
Ms. Moran, Chair of the Personnel Committee, moved effective November 23, 2015, to endorse the FY 2015/16 Town Manager's Goals as presented.  
Motion passed unanimously.

IX. REPORTS OF COUNCIL COMMITTEES

Mr. Shaiken, reporting for Mr. Kochenburger, offered the following recommendations to the Council.

The appointment of Ann Williams and Judith McChesney to the Arts Advisory Council for terms ending 3/1/2017.

The appointment of Stacey Stearns to the Agriculture Committee for a term ending 10/13/2017.

The motion to approve passed unanimously.

Mr. Ryan, Chair of the Finance Committee, noted that changes to the fee waiver program have cost the Parks and Recreation budget about \$70,000 this year. The Committee will be scheduling a meeting to address this and other Parks and recreation financial issues.

X. DEPARTMENTAL AND COMMITTEE REPORT

No comments offered.

XI. PETITIONS, REQUESTS AND COMMUNICATIONS

14. Ad Hoc Committee on Police Services re: Status Report to Council Regarding Police Services Ms. Moran, Chair of the Committee, reported that a wide range of partnerships and collaboration are being looked at but there is much more work to be done.

15. J. Goodwin re: Ad Hoc Committee on Rental Regulations and Enforcement  
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16. M. Hart re: Town Council Rules of Procedure Review 165

17. DJ Fowler Logging, Land-Clearing & Firewood LLC re: Work Performed at Mansfield Community Playground and Final Payment

XII. FUTURE AGENDAS

Council Appointments to the Ad Hoc Committee on Rental Housing Regulations and Enforcement will be an agenda item for the December 14, 2015 meeting.

XIII. ADJOURNMENT

Ms. Raymond moved and Mr. Ryan seconded to adjourn the meeting at 9:17 p.m.

The motion passed by all.

Paul M. Shapiro, Mayor

Mary Stanton, Town Clerk

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